

**218/15 Irving Street, Phillip, ACT 2606**



**Apartment For Rent**

Tuesday, 2 April 2024

218/15 Irving Street, Phillip, ACT 2606

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**

## **\$700 Per Week**

Located on level 11 in the award winning 'Ivy' apartments is this outstanding 2-bedroom apartment with glorious south facing views overlooking Woden Football Park and Woden shopping precinct, this property is extremely quiet with outstanding views, large remote double garage basement parking and is in as new condition. High ceilings with square set finishes throughout give this home a real sense of space & open plan living which is accentuated by the full height double-glazed sliding doors & windows. The fully equipped & extremely versatile kitchen offers stone benchtops, quality stainless-steel Smeg appliances including dishwasher & under-mount microwave space leaving the kitchen clear of bench space. There is also a full-length pantry with overhead cupboards to the ceiling making for great storage capacity. The well-proportioned main bedroom has the added bonus of generous sized ensuite & full height built-in wardrobe with hanging & adjustable shelving with the bonus of mirrored sliding doors as does the second bedroom. The bathroom has floor-to-ceiling tiling, a wall hung vanity & large semi frame-less easy to clean shower screen. Adjacent to the kitchen is a generous open plan living & dining room which opens out to a full-length balcony ideal for enjoying your morning coffee or afternoon drink & soaking up the views whilst contemplating the days that has been. Ivy as a development is highly regarded with proximity to the Woden Town Centre & business hub. It is within walking distance to shops, restaurants, clubs and has the added value of two fully equipped gyms & resort-style pool with BBQ facilities and an indoor pool with sauna for residence to enjoy year-round. Features include:-- Open plan living- Stone benchtops- Reverse-cycle heating and cooling- Quality blinds throughout- High ceilings- Exceptional views- Full length balcony- Lift access- Double garage basement parking- Proximity to Woden Town Centre- Resort-style amenities-Available Now!-Energy Efficient Rating: 6.0-This Property is exempt of the minimum insulation standards - In accordance with the Residential Tenancies Act Clause 71AE Process for tenant seeking consent - the tenant must apply, in writing, to the lessor, for the lessors' consent to keep pet/s at this property.- Upon entering the 'BOOK INSPECTION' page, please register your details, even if no open times are displayed and you will be automatically advised of the next available open time.- Please note all care has been taken in providing the marketing information, Blackshaw Real Estate will not be held liable for any errors in typing or information and you should rely on your own investigation for accuracy.